

# Hillsboro 52630

ZIP code · IA · Iowa > Van Buren County > Hillsboro

\$113K

MEDIAN SALE PRICE

3

SALES (12 MO)

\$101K

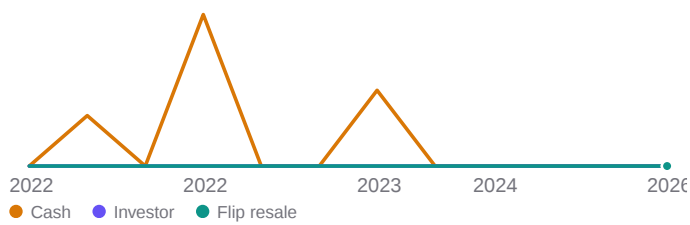
MEDIAN VALUE (AVM)

## MARKET TRENDS (5 YEARS)



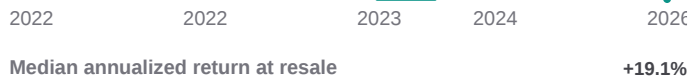
## BUYERS & OUTCOMES

### Buyer mix



### Sellers who sold at a gain

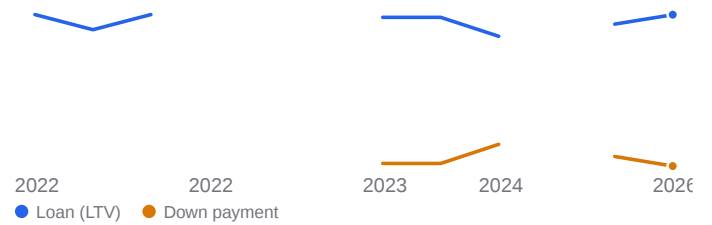
100%



### Median annualized return at resale

+19.1%

### Financing (share of purchase price)



### Typical hold before selling

2.7 yrs

## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 224       |
| Median value (AVM) | \$101K    |
| Median size        | 1,378 ft² |
| Median bedrooms    | 3         |
| Median year built  | 1940      |
| Single family      | 73%       |

## EQUITY & OWNERSHIP

|                               |          |
|-------------------------------|----------|
| Equity rich (LTV 50% or less) | 46%      |
| Underwater (LTV 125% or more) | 13%      |
| Owner occupied                | 64%      |
| Company owned                 | 19%      |
| Median loan-to-value          | 58%      |
| Typical ownership tenure      | 10.6 yrs |

## COMMUNITY

|                                  |          |
|----------------------------------|----------|
| Population                       | 511      |
| Density                          | 12 / mi² |
| Median household income          | \$64K    |
| Average household income         | \$78K    |
| Crime index (US avg 100)         | 129      |
| Air pollution index (US avg 100) | 90       |
| Earthquake index (US avg 100)    | 20       |
| Homes occupied                   | 89%      |
| Bachelor's or higher             | 14%      |
| Poverty rate                     | 8.6%     |
| Unemployment                     | 1.0%     |
| Average temp                     | 51°F     |
| Annual precip                    | 37 in    |
| Sunshine                         | 59%      |

Market metrics are derived from recorded arms-length deeds through January 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.